

# Local Market Update for December 2025

A Research Tool Provided by the Greater San Diego Association of REALTORS®

## 91932

Imperial Beach

Detached		December			Year to Date		
Key Metrics		2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings		7	2	- 71.4%	178	155	- 12.9%
Pending Sales		9	2	- 77.8%	104	92	- 11.5%
Closed Sales		13	9	- 30.8%	103	95	- 7.8%
Median Sales Price*		\$775,000	<b>\$720,000</b>	- 7.1%	\$895,000	<b>\$850,000</b>	- 5.0%
Percent of Original List Price Received*		97.6%	<b>91.5%</b>	- 6.2%	96.8%	<b>96.0%</b>	- 0.8%
Days on Market Until Sale		44	<b>83</b>	+ 88.6%	36	<b>52</b>	+ 44.4%
Inventory of Homes for Sale		23	<b>16</b>	- 30.4%	--	--	--
Months Supply of Inventory		2.7	<b>2.1</b>	- 22.2%	--	--	--

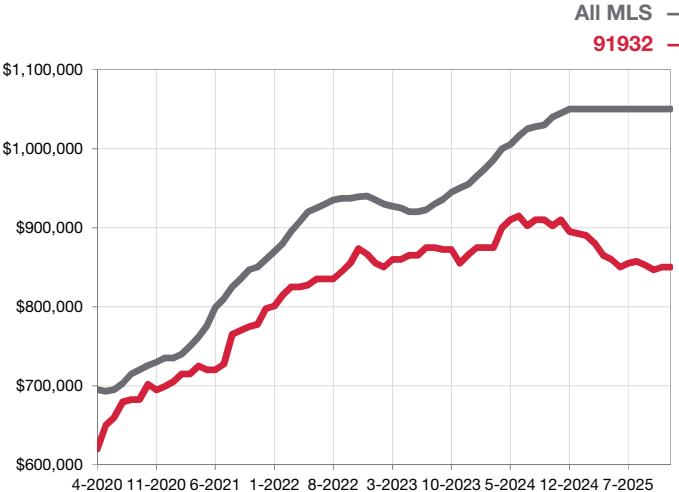
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached		December			Year to Date		
Key Metrics		2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings		4	4	0.0%	137	<b>141</b>	+ 2.9%
Pending Sales		3	0	- 100.0%	65	<b>53</b>	- 18.5%
Closed Sales		5	1	- 80.0%	66	<b>56</b>	- 15.2%
Median Sales Price*		\$950,000	<b>\$715,000</b>	- 24.7%	\$760,000	<b>\$649,500</b>	- 14.5%
Percent of Original List Price Received*		89.8%	<b>98.6%</b>	+ 9.8%	95.1%	<b>96.5%</b>	+ 1.5%
Days on Market Until Sale		81	<b>62</b>	- 23.5%	52	<b>48</b>	- 7.7%
Inventory of Homes for Sale		20	<b>26</b>	+ 30.0%	--	--	--
Months Supply of Inventory		3.7	<b>5.4</b>	+ 45.9%	--	--	--

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price – Single Family

Rolling 12-Month Calculation



### Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

